

TOWN AND COUNTRY PLANNING ACT 1990 (as amended)

**Appeal on behalf of Maurice Doe
[CCW Services Ltd]**

Against the decision of Eastleigh Borough Council to refuse a Certificate of Lawful Existing
Use or Development

at

Broadway Farm,
Broad Oak,
Botley
SO30 2EU

LPA Reference: LDC/23/95111

Appeal Ref: APP/W1715/X/23/3331326

Proof of Evidence

Mike Walker

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1 Personal Details

- 1.1 I am Mike Walker, of 46 Wallace Road, Southampton SO19 9HW.¹
- 1.2 I started work in 2012 as a driver at CCW Services Ltd. Broadway Farm, Botley, Hampshire.
- 1.3 I hold a Class 1 HGV Licence as well as a Class 1 ADR Licence (Driver of Dangerous or Hazardous Materials) and I drive approximately 30-40,000 miles per year for the company.
- 1.4 Given my driving qualifications, I am able to drive almost any kind of motorised vehicle required for CCW Services Ltd. This includes artics with trailers as well as the fixed wheelbase lorries.
- 1.5 I drive all over the UK and Europe and have travelled to Poland, Belgium, Germany, Denmark, France, Switzerland, Holland and Spain. On occasions I have been away for up to 5 days at a time. During my period of employment, I would be at the Botley site approximately once per week if I was going abroad that week and almost every day if I wasn't. For the past 18 months I have not been abroad so have been at the site almost every day.

¹ CD – A21

- 1.6 When I am working at the Botley Site, I help with the parking and shunting of lorries and trailers on the grasscrete area as shown on the plans at CD-A3² and CD-A4³. I have been undertaking this work and personally parking vehicles on the land since I started at CCW Services 11 years ago.

2 Use of the Site

- 2.1 During the 11 years to the present day, the numbers of vehicles and trailers have varied according to the requirements of the business but the grasscrete area has been used constantly over that time because there has not been anywhere else to park such large vehicles.
- 2.2 On a weekday, vehicles are in and out all of the time. There are varied start times and it is a 24/7 operation. That has always been the case since I have worked here. The majority of vehicles and trailers tend to be out on the road during the day with the temporary parking on the grasscrete area at night awaiting collection early the following morning. Ever since I have worked for the company, there could be up to 40 trailers/vehicles at a time on any one night.
- 2.3 I have personal experience of parking 7.5 tonne fixed axle lorries, as well as artics and trailers on the grasscrete land. I can also recall a particularly difficult and challenging job manoeuvring and parking a 20 tonne generator on a flat bed trailer awaiting transport off site.

² CD – A3

³ CD – A4

2.4 I am aware of course that in 2020, the grasscrete was repaired with a layer of tarmac which has made driving and parking so much better. Since then, I do not think that there has been a change to there being varied start times, varied numbers of vehicles on site at any one time and it is still a 24/7 operation.

3 Summary

3.1 In summary, I started work as a driver with CCW Services eleven years ago. During that time, I have driven and parked many different vehicles onto the grasscrete area including fixed axle lorries, artics and trailers quite regularly as required. This has been a continuing requirement because the space was not easily available elsewhere within the site and, it must be remembered, articulated lorries and trailers require a great deal of space to move vehicles around to park them.

Signed

Mike Walker